



RESIDENCE

6 Dechmont Gardens, Blantyre, G72 9LP

[www.residenceestateagents.co.uk](http://www.residenceestateagents.co.uk)



Viewing by appointment with Residence Hamilton

T: 01698 444333 | E: [hamilton@residenceestateagents.co.uk](mailto:hamilton@residenceestateagents.co.uk) | A: 34 Cadzow Street, Hamilton, ML3 6DG



RESIDENCE



## 3 Bedrooms | 2 Public Rooms | 2 Bathrooms



Enjoying an excellent position within this sought after and desirable residential cul-de-sac, this most impressive, successfully extended 3 bedroomed Wimpey built family detached villa has been finished to a high standard throughout.

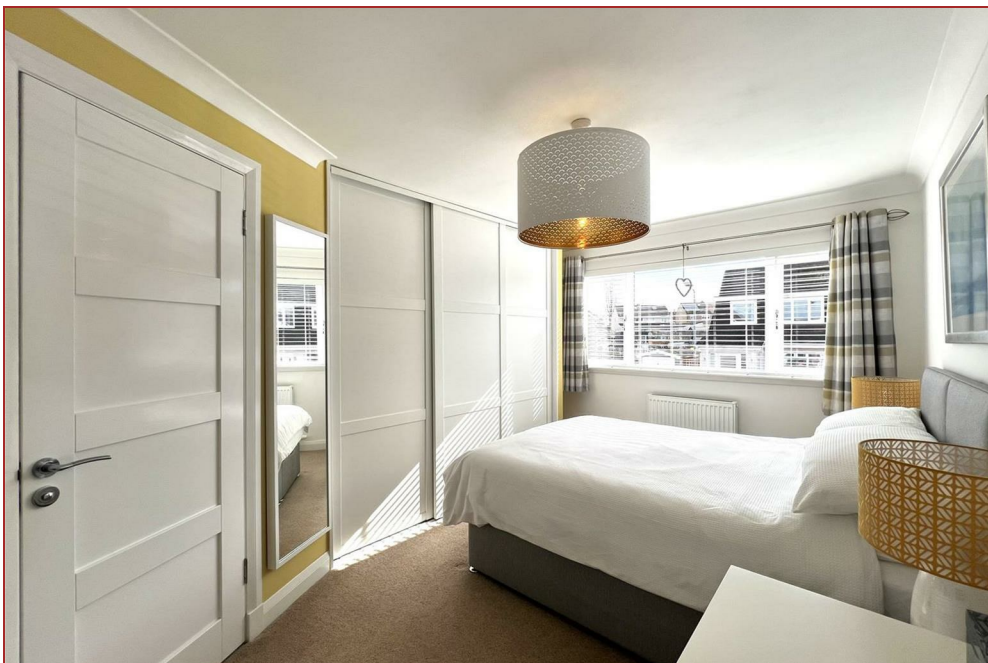
The property offers excellent living space with an array of bright and airy apartments which are formed over 2 levels. The accommodation comprises; welcoming reception hallway with aspects to side and staircase to the upper floor level, rear hallway and fitted utility with access to a modern cloaks/wc with 2-piece suite. Contemporary designed and fitted integrated kitchen with open plan access to a sizable family/dining room with velux window and double-glazed French doors to the rear. On the upper floor there are 3 bedrooms of which the master bedroom has its own en-suite shower room and fitted wardrobes. There is a contemporary designed and fitted shower room with stylish tiling and recessed lighting.

Features of the property include gas fired central heating with living flame fire in living room, double glazing and well maintained gardens with attractive, dual parking to the front, driveway to side and garage.

Early viewing of this lovely home is highly advised in order to appreciate the size, style and setting on offer.

Dechmont Gardens is a sought-after cul-de-sac set within the ever popular Priory Bridge development.

Blantyre is a town of rich heritage, history, and is famous for being the birthplace of the explorer David Livingston. The area offers excellent shopping amenities and retail parks within Blantyre itself, Hamilton and East Kilbride. Blantyre provides a library, sports centre with gym and swimming pool and excellent primary and secondary schooling. The area has several parks, picturesque walks, pubs, bistros and restaurants. There are regular bus and train links to the surrounding towns and cities including Glasgow.



1001.04 sq ft | EER = D



RESIDENCE





# Dechmont Gardens



Floor Plan measurements are approximate and are for illustrative purposes only. While we do not doubt the floor plans accuracy, we make no guarantee, warranty or representation as to the accuracy and completeness of the floor plan. You or your advisors should conduct a careful, independent investigation of the property to determine to your satisfaction as to the suitability of the property for your space requirements.

Produced by Plush Plans Ltd

We believe these details to be accurate; however, they do not form any part of a contract. Fixtures and fittings are not included unless specified in the enclosed. Photographs are for general information and it must not be inferred that any item is included for sale with the property. All distances and measurements are approximate. Floorplans may not be to scale and are for illustration purposes only.